SOUTH HOLLAND DISTRICT COUNCIL

Planning (Listed Buildings and Conservation Areas) Act 1990

Listed Building Consent

Reference: H16/0224/95 Received:20-MAR-95 Type:LISTED BUILDING

Name: Shop & Store Properties Ltd
Burley House
Bradford Road
Burley-in-Wharfedale, Ilkley
West Yorkshire LS29 7DZ

Agent: Crampin & Pring
96 Howard Road
Walkley
Sheffield
South Yorkshire S6 3RW

Description: Part demolition, internal alterations, two storey rear extensions/new dormer to front elevation to form retail unit
Location : 19 Hall Place Spalding
Lincs

South Holland District Council hereby give notice that CONSENT HAS BEEN GRANTED for the works in accordance with the application and plans submitted, subject to the following condition(s):

1 The works must be begun not later than the expiration of five years beginning with the date of this consent.

Reason: As required by Section 18 of the Planning (Listed Buildings and Conservation Areas) Act 1990.

2 Notwithstanding the submitted dormer window details, amended drawings at a scale of not less than 1:20 shall be submitted to and approved by the Local Planning Authority showing the window frame situated to the front of the dormer framing rather than within it and the casements matching the existing dormer.

Reason: The traditional dormer design for this area has the window frame forming the cheeks of the dormer. They are not thickened by dormer framing These details are required so that the proposed new dormer on the front elevation matches in all respects the existing dormer design.

3 The existing roof structure shall be retained, and before development is commenced plans of not less than 1:20 shall be submitted and approved detailing the new areas of tumbled brickwork. The development shall be carried out in accordance with the approved plans.

Reason: In the interests of the historic character of this Listed Building.

4 Before the development hereby permitted is commenced samples of the type and colour of the materials to be used for external walls and roofs shall be submitted to and approved in writing by the Local Planning Authority.

Reason: To ensure that the external appearance of the proposed development harmonises with existing building.

5 The doors and frames of the attic rooms shall be retained and the doors and

MRS SALLY WALTHAM BA (Hons) F.C.I.H. Director of Housing & Planning Services

Housing & Planning Services Department, Council Offices, Priory Road, Spalding, Lincolnshire. PE11 2XE (Tel: 01775 761161)

SOUTH HOLLAND DISTRICT COUNCIL

frames on the first floor shall be retained or revised in accordance with a scheme to be submitted to and approved by the Local Planning Authority.

Reason: In the interests of the historic character of this Listed Building.

6 The rendered building to the rear of the site and the rendered front elevation shall be painted in accordance with details to be submitted to and approved by the Local Planning Authority. Such details shall be approved prior to the commencement of any work.

Reason: In the interests of the character of this Listed Building.

This permission is granted in accordance with the application submitted as revised by the amended plans (drawing number 1278/07), received by the Local Planning Authority on 26 April 1995.

If Listed Building Consent has been granted for works which include whole or partial demolition of a listed building, your attention is drawn to Section 8 of the Planning (Listed Buildings and Conservation Areas) Act 1990, the effect of which is that demolition may not lawfully be undertaken (despite the grant of consent by the Local Planning Authority), until notice has been given to the Royal Commission on Historical Monuments, Shelley House, Acomb Road, York YO2 4HB and the Commission has either been given reasonable access to the building for at least one month following the grant of consent and before the commencement of the works, for the purpose of recording it, or has stated in writing that it has completed its record of the building or that it does not wish to record it.

Director of Housing and Planning Services
04-AUG-95 H16/0224/95

This decision refers only to that required for the purposes of the Town and Country Planning Act and not for Building Regulations or any other legislation. See enclosed notes relating to rights of appeal.

MRS SALLY WALTHAM BA (Hons) F.C.I.H. Director of Housing & Planning Services

Housing & Planning Services Department, Council Offices, Priory Road, Spalding, Lincolnshire. PE11 2XE (Tel: 01775 761161)

Town and Country Planning Act etc

DRAFT PERMISSION

Reference: H16/0224/95 Received:20-MAR-95 Type:LISTED BUILDING

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Bradford Road
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Description: Part demolition, internal alterations, two storey rear extensions/new dormer to front elevation to form retail unit
Location : 19 Hall Place Spalding
Lincs

South Holland District Council hereby give notice that permission has been granted (or equiv) on the following condition(s):

1 The works must be begun not later than the expiration of five years beginning with the date of this consent.

Reason: As required by Section 18 of the Planning (Listed Buildings and Conservation Areas) Act 1990.

2 Notwithstanding the submitted dormer window details, amended drawings at a scale of not less than 1:20 shall be submitted to and approved by the Local Planning Authority showing the window frame suituated to the front of the dormer framing rather than within it and the casements matching the existing dormer.

Reason: The traditional dormer design for this area has the window frame forming the cheeks of the dormer. They are not thickened by dormer framing These details are required so that the proposed new dormer on the front elevation matches in all respects the existing dormer design.

3 The existing roof structure shall be retained, and before development is commenced plans at not less than 1:20 shall be submitted to and approved by the Local Planning Authority showing the new dormer framing and roof structure.
Reason: In the interests of the historic character of this Listed Building.

4 Before the development hereby permitted is commenced ~~details~~ samples of the type and colour of the materials to be used for external walls and roofs shall be submitted to and approved in writing by the Local Planning Authority.

Reason: To ensure that the external appearance of the proposed development harmonises with existing buildings ~~in the area~~.

5 The doors and frames of the attic rooms shall be retained and the doors and frames on the first floor shall be retained or revised in accordance with a scheme to be submitted to and approved by the Local Planning Authority.

Reason: In the interests of the historic character of this Listed Building.

* in accordance with details to be submitted & approved

6 The rendered building to the rear of the site and the rendered front elevation shall be painted ~~in a colour to be agreed~~ by the Local Planning Authority ~~before development commences~~. Such details shall be approved prior to the commencement of any work.

Reason: In the interests of the character of this Listed Building.

This permission is granted in accordance with the application submitted as revised by the amended plans (drawing number 1278/07), received by the Local Planning Authority on 26 April 1995.

01-MAY-95 AD check....AS.....

Authorised to issue (inc Delegation).....

Need to give notice to Committee

+ SN11

Robson Pike Ridge dc

POM 3-8